



City of Seattle Preliminary Assessment Report

December 15, 2009

This report represents a preliminary determination of project requirements based on your PASV. The PASV Field Assessment and Report is completed by DPD site inspectors and is compiled from initial project information submitted by the applicant. Therefore, the report requirements may be subject to additions, changes, or modifications by the department. The purpose of the report is to assist applicants through the intake phase of their project by clarifying requirements on a project specific basis. The applicant is responsible for providing all required documents at the intake appointment. If you have questions about fulfilling these requirements or the next step in applying for a permit, please call the ASC.

Project Summary

AP/Project No.	6188947	Ground Disturbance	Y
Application Template	BLDG	PASV Required This Permit	Y
Application Type	CONSTRUCTION AND DEVELOPMENT	Date PASV Completed	
Category	COMMERCIAL	PASV Done Under	
DPD Review Type	FULL	Permit Remarks	
Address	11051 34th Ave NE		
Location			
Zoning		Applicant	JIM COCKERILL 1250 PACIFIC AVE TACOMA WA 98402 (253) 627-5599
King County APN	0752000170		
Permit Status	Initial Information Collected		
Description of Work	Interior alterations auditorium - existing school per plans	Applicant Email	JCockerill@blrb.com
		Linked AP/Project Nos.	6234909, 6188542
SDOT Project No			

For detail zoning information, click the on the King County APN number above, or visit <http://web1.seattle.gov/dpd/parceldata/> to find zoning details about your address.

PASV Report

Contact: Matthew S Recker, (206) 233-5034, Matt.Recker@seattle.gov

ECA Mapping Unit and Type

This project site appears to include the following ECAs and/or buffers:

Steep slope
Liquefaction

Existing ROW Conditions

NE 115TH ST

Street conditions:
Asphalt paving
Curb conditions:
No curb adjacent to site

NE 110TH ST

Street conditions:
Asphalt paving
Curb conditions:
No curb adjacent to site

31ST AVE NE

Street conditions:

Asphalt paving

Curb conditions:

No curb adjacent to site

34TH AVE NE

Street conditions:

Asphalt paving

Curb conditions:

No curb adjacent to site

Potential Impacts to Seattle Parks Property

No parks property in vicinity

Tree Protection

Existing trees appear to be shown accurately on the site plan

Construction Erosion Control

All projects with earth disturbance, regardless of size, require temporary and permanent stormwater control in accordance with the Construction Stormwater Control Technical Requirements Manual (DR 16-2009, Volume 2). The Stormwater Control Best Management Practices (BMPs) noted below can be found on the Construction Stormwater Control (CSC)/Post Construction Soil Amendment Plan or in the Construction Stormwater Control Technical Requirements Manual. Both are available online and from DPD's Public Resource Center.

Show the following on the CSC/Post Construction Soil Amendment Plan:

Place compost socks, compost berms, filter fabric fencing, straw bales, straw wattles, or other approved perimeter control BMPs to eliminate construction stormwater runoff.

Show the location of a stabilized construction access to the site; show methods to eliminate uncontrolled conveyance of mud and dirt into the right of way (ROW).

Place silt-trapping inserts in receiving catch basins located within 10 feet of construction entrance.

Cover bare soil with compost blankets, straw, mulch, matting, or other approved equal to control construction stormwater runoff.

Cover stockpiles and bare slopes with tarps, matting compost blankets or other approved equal to control construction stormwater runoff.

A temporary erosion and sedimentation control (TESC) First Ground Disturbance inspection is required before any ground disturbance related to this permit, including demolition, tree cutting, clearing, grubbing, and grading. After your permit is issued, schedule an inspection by calling (206) 684-8900 or online at: <http://web1.seattle.gov/DPD/InspectionRequest>

Inspectors Notes

Site is located ECA types 1 and 5. Steep slope ECA is located at north end of site near ball fields. Southern half of site slopes gently to south, with level areas. Specify locations and depths of proposed excavation.

Modifications to ECA Submittal Requirements

- ECA Exemption Note: Based on the description and location of the proposed development, ECA exemption from steep slope and associated buffer regulations in SMC 25.09 is granted based on non-proximity.

Contact: Jim Mattoon, (206) 684-5979, jim.mattoon@seattle.gov

Standard Submittal Requirements for Projects in an ECA

Site is mapped as liquefaction prone. Geotechnical report and/or structural calculations are required to address liquefaction potential and, if needed, mitigation (see SMC 25.09.100)

Applicant Next Steps

For questions on permit application process, please contact the Applicant Services Center (ASC) at 206-684-8850.

1. Please review the requirements set forth in this report.

2. Use Client Assistance Memos (CAMs), checklists and standards, and 5 Steps for a Successful DPD Application Submittal (available on the DPD website) for additional information.
3. When all issues have been addressed, you may schedule an intake appointment with DPD. Please bring a copy of this report.